

Sacramento-Placer-El Dorado Counties

CURRENT SETTING

The Metropolitan Statistical Area of Sacramento, El Dorado, and Placer Counties is the 7th largest employment region in the State, with 706,000 wage and salary jobs. In 1999, the region created 36,000 new jobs, a 5.5 percent increase over 1998 employment. This year, the rate of job growth has cooled slightly, to 3.8 percent, and the unemployment rate has fallen to a record low of 3.7 percent.

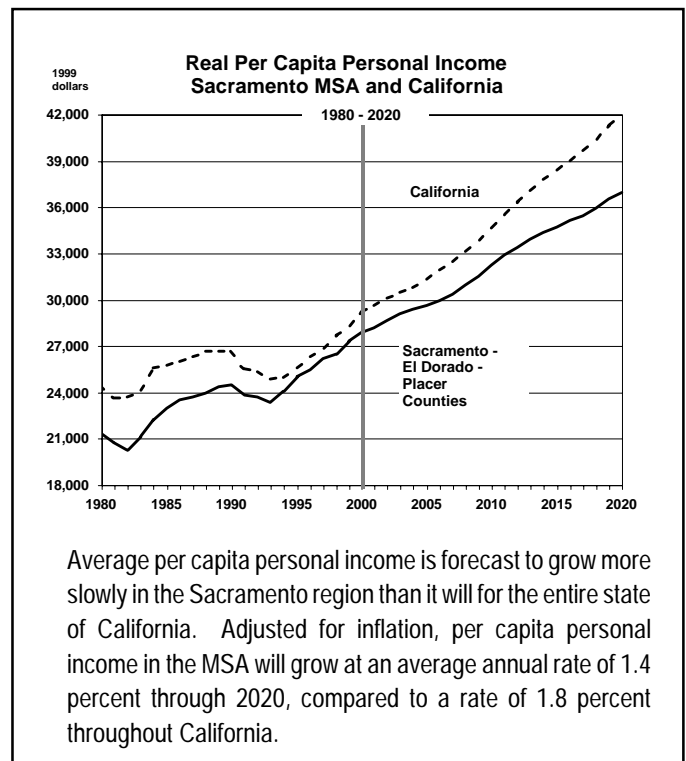
The Services sector together with the State and Local Government sector created more than half of the new jobs in the region in 1999. However, the manufacturing industries currently employ record levels of workers, and construction employment surged 19.6 percent in 1999.

There are 1.6 million people residing in the region, with 54 percent living in the unincorporated areas of the three Counties. Other than the County of Los Angeles, this is the largest population living in the unincorporated area of a metropolitan region. The largest city is Sacramento with 406,000 people.

The median selling price of a home in the region is very affordable, relative to the Bay Area Counties. In Sacramento County, the median selling price was \$130,580 in early 2000. In Placer County, the median price was \$197,833.

FORECAST SUMMARY

- Total wage and salary employment is forecast to grow by an average of 2.6 percent a year through 2010, with slower growth averaging 1.4 percent a year from 2011 through 2020.
- Net migration to the region is expected to be positive each year of the forecast. An average of 19,774 more immigrants than outmigrants are forecast annually from 2000 through 2020. This rate of positive net migration continues a long trend, averaging 20,671 net migrants a year from 1976 through 1999.
- Real per capita income growth will average 1.5 percent per year between 2000 and 2010, and 1.4 percent per year after 2010.



- Concurrent with this income growth, as well as the continuation of a healthy tourist industry, taxable retail sales are forecast to grow at an inflation-adjusted average annual rate of 3.5 percent through 2020. The 1999 sales were an estimated \$13.5 billion, and the forecast for 2020 (in 1999 dollars) is more than double that amount at \$27.7 billion.
- Vehicle registrations in the MSA are expected to increase at an average annual rate of 1.3 percent over the range of the forecast. The 1.3 million vehicles registered in the MSA in 1999 would thus grow to 1.7 million by 2020. Over the same time period, the average number of persons per vehicle also is expected to increase, from 1.21 to 1.33 people.

EMPLOYMENT

Total wage and salary employment is forecast to grow at a 2.6 percent rate between 2000 and 2010, slowing to 1.4 percent from 2011 to 2020. Over the next 10 years, the

fastest growing sectors are expected to be services, averaging 3.5 percent growth, and finance, insurance, and real estate, averaging 3.3 percent growth.

The services sector is projected to create 84,000 jobs between 2000 and 2010, and the government sector will add 50,000 new workers over the next 10 years. The retail sector will grow by 40,000 jobs.

The services sector accounted for 28.0 percent of all wage and salary jobs in 1999. By 2020, the sector is forecast to contribute 32 percent of all jobs in the region.

After 2010, all sectors of the Sacramento regional economy slow down. The growth of service sector employment slips to an average of 1.6 percent over the 2011-2020

period, and government wage and salary jobs average 1.2 percent growth.

INCOME

Personal income grew 8.0 percent in 1999, and per capita income rose 5.5 percent. Adjusted for inflation, per capita income improved 3.1 percent in 1999. Personal income is forecast to rise an average 6.2 percent per year between 2001 and 2010, and 5.1 percent thereafter. Inflation adjusted per capita income will grow 1.5 percent per year until 2010, and 1.4 percent thereafter.

Forecast income gains are modest compared to other counties because local average salaries are expected to lag salaries elsewhere in the State. The cost of living—espe-

ECONOMIC FORECAST: DEMOGRAPHICS, INCOME, SALES

year	Popula- tion	Net Migra- tion	Regis- tered Vehicles	House- holds	New Housing Units	Retail Sales	Personal Income	Real Per Capita Income	Farm Crop Sales	Indus- trial Output
	people	people	thousands of veh.	thousands of homes	homes	billions of \$	billions of \$	1999 \$ per person	millions of \$	billions of 1999 \$
1995	1,465,360	1,636	1,232	551	7,317	\$10.0	\$34	\$25,052	\$293	\$6.9
1996	1,486,066	9,101	1,272	557	8,203	\$10.5	\$36	\$25,475	\$314	\$7.1
1997	1,509,773	13,120	1,224	564	9,255	\$11.1	\$38	\$26,200	\$326	\$7.4
1998	1,542,504	29,184	1,312	571	13,220	\$11.8	\$40	\$26,529	\$340	\$7.9
1999	1,579,888	26,510	1,309	580	14,167	\$13.5	\$43	\$27,349	\$355	\$8.4
2000	1,619,370	24,935	1,333	594	13,371	\$15.0	\$46	\$27,884	\$373	\$8.8
2001	1,657,654	23,676	1,351	607	12,112	\$15.9	\$49	\$28,239	\$398	\$9.1
2002	1,695,430	22,870	1,369	618	11,383	\$16.9	\$52	\$28,717	\$407	\$9.4
2003	1,733,488	22,429	1,388	629	11,633	\$17.9	\$56	\$29,140	\$423	\$9.7
2004	1,770,457	22,107	1,406	640	11,776	\$18.9	\$59	\$29,427	\$435	\$10.0
2005	1,805,738	21,960	1,424	651	11,201	\$20.1	\$63	\$29,664	\$446	\$10.3
2006	1,838,567	21,507	1,442	661	11,072	\$21.3	\$66	\$29,956	\$455	\$10.7
2007	1,873,036	21,330	1,461	672	10,600	\$22.6	\$70	\$30,413	\$464	\$10.9
2008	1,907,768	21,068	1,480	682	10,514	\$24.1	\$75	\$30,980	\$472	\$11.2
2009	1,942,488	20,941	1,501	692	10,775	\$25.6	\$79	\$31,540	\$479	\$11.5
2010	1,977,089	21,036	1,524	702	11,098	\$27.3	\$84	\$32,241	\$486	\$11.8
2011	2,007,450	20,378	1,546	712	10,943	\$29.0	\$89	\$32,923	\$491	\$12.1
2012	2,037,728	19,231	1,566	723	10,461	\$30.7	\$94	\$33,443	\$502	\$12.3
2013	2,068,295	18,271	1,585	733	10,050	\$32.4	\$99	\$33,971	\$512	\$12.5
2014	2,098,944	17,357	1,603	742	9,624	\$34.0	\$104	\$34,387	\$524	\$12.6
2015	2,132,881	16,778	1,621	751	9,361	\$35.7	\$109	\$34,756	\$538	\$12.8
2016	2,165,579	16,216	1,640	760	9,296	\$37.4	\$114	\$35,148	\$555	\$13.0
2017	2,198,629	15,907	1,659	769	9,334	\$39.2	\$119	\$35,499	\$575	\$13.1
2018	2,232,010	15,792	1,678	777	9,471	\$41.2	\$125	\$35,925	\$593	\$13.2
2019	2,265,579	15,799	1,697	786	9,615	\$43.5	\$132	\$36,561	\$612	\$13.3
2020	2,299,129	15,666	1,714	795	9,654	\$45.6	\$138	\$36,994	\$629	\$13.4

Note: Historical data is shown for the years 1990 to 1999; forecasts begin in the year 2000

cially housing—will remain lower in the region than elsewhere in Coastal California.

HOUSING AND DEMOGRAPHICS

Net migration in into the region was prolific in 1998 and 1999. Approximately 25,000 new net migrants are expected in 2000. Positive net migration into the region will average 22,000 persons per year between 2000 and 2010, and 17,000 persons per year after 2010. Net migration is needed to accommodate the demand for workers in the region. Within the MSA, the higher rate of population growth over the forecast is expected in Placer County, followed by Sacramento County and El Dorado County.

Over 14,000 new residential units were started in 1999. This year, a rate of 13,400 new homes are forecast. However, as employment growth slows, the demand for housing is forecast to also slow. The number of units permitted averages 11,400 per year between 2001 and 2010, and 9,700 from 2011 to 2020.

The number of registered vehicles is expected to increase an average of 1.3 percent a year over the forecast horizon, rising from 1.30 million in 1999 to 1.71 million in 2020.

ECONOMIC FORECAST: EMPLOYMENT

Total Wage & Salary	Farm	Cons- truction	Mining	Manu- fac- toring	Trans. & public Utilities	Trade	Finance, Insurance, Real Estate	Total Services	Gov- ern- ment
----- thousands of jobs -----									
591	3.6	27.6	0.2	40.7	25.0	131.2	38.9	157.7	165.8
609	3.7	30.0	0.2	43.3	24.8	133.8	39.3	167.1	166.7
629	3.8	33.2	0.2	45.3	24.7	136.7	42.2	173.9	169.1
656	3.7	37.1	0.2	46.8	26.2	140.0	47.5	182.5	171.8
691	4.1	43.8	0.2	48.1	27.5	144.7	50.4	193.5	178.6
718	4.2	45.8	0.3	49.7	28.2	151.1	51.0	202.7	185.3
741	4.1	45.1	0.3	50.5	28.6	156.6	52.8	211.1	191.9
763	4.1	45.1	0.3	51.3	29.0	161.6	54.4	219.5	197.6
785	4.1	45.5	0.3	52.3	29.4	165.9	57.1	227.7	202.6
805	4.2	45.9	0.3	53.0	29.6	169.7	59.0	235.8	207.6
825	4.5	46.4	0.3	53.8	30.0	173.2	60.4	244.5	212.1
846	4.9	47.0	0.3	54.5	30.5	176.7	62.5	253.3	216.4
866	4.7	47.9	0.3	54.9	30.7	180.1	64.5	261.8	220.5
885	4.3	49.2	0.4	55.2	31.1	183.7	66.6	270.2	224.8
907	4.4	50.8	0.4	55.5	31.4	187.3	68.7	278.6	229.8
929	4.5	52.7	0.4	55.7	31.7	191.0	70.8	286.9	235.1
949	4.6	54.7	0.4	55.7	32.0	194.9	72.5	294.6	239.8
966	4.8	56.5	0.4	55.7	31.9	198.7	73.8	300.5	243.5
980	4.9	58.0	0.4	55.5	31.7	202.4	75.0	305.6	246.2
992	4.9	59.4	0.4	55.2	31.6	205.9	76.0	310.3	248.1
1,003	4.8	60.5	0.4	54.7	31.6	209.1	77.1	315.1	250.2
1,015	4.8	61.6	0.4	54.0	31.6	212.2	78.2	319.6	252.6
1,026	4.9	62.7	0.4	53.2	31.6	215.1	79.2	324.0	255.2
1,038	5.0	63.9	0.4	52.2	31.7	218.0	80.2	328.2	258.2
1,051	5.2	65.5	0.4	51.0	31.9	221.0	81.1	332.8	261.6
1,062	5.2	67.0	0.4	49.5	32.0	223.9	81.9	336.5	265.4

Sacramento County

ECONOMIC FORECAST: DEMOGRAPHICS, INCOME, SALES

year	Popula- tion	Net Migra- tion	Regis- tered Vehicles	House- holds	New Housing Units	Retail Sales	Personal Income	Real Per Capita Income	Farm Crop Sales	Indus- trial Output
	people	people	thousands of veh.	thousands of homes	homes	billions of \$	billions of \$	1999 \$ per person	millions of \$	billions of 1999 \$
1990	1,049,010	28,317	879.5	391.9	10,422	\$7.2	\$20.7	\$24,099	\$236.4	\$4.7
1991	1,076,625	15,701	922.8	404.7	4,862	\$7.0	\$21.4	\$23,375	\$225.8	\$4.5
1992	1,095,648	6,838	911.1	410.8	5,781	\$7.1	\$22.5	\$23,304	\$229.9	\$4.5
1993	1,108,081	807	916.2	415.6	5,065	\$7.0	\$22.9	\$22,827	\$228.7	\$4.8
1994	1,113,597	-4,991	904.1	419.4	5,129	\$7.4	\$24.0	\$23,467	\$225.2	\$4.9
1995	1,117,748	-6,334	868.7	423.9	3,863	\$7.6	\$25.4	\$24,412	\$229.8	\$5.3
1996	1,132,189	4,719	897.8	427.4	3,870	\$7.9	\$26.4	\$24,567	\$244.4	\$5.4
1997	1,146,882	5,784	860.8	430.5	4,339	\$8.2	\$27.8	\$25,174	\$253.2	\$5.6
1998	1,166,303	20,416	919.4	434.3	6,842	\$8.7	\$29.4	\$25,564	\$275.6	\$5.9
1999	1,189,056	17,058	915.4	438.7	7,863	\$9.9	\$31.4	\$26,154	\$288.9	\$6.3
2000	1,212,527	14,230	959.6	453.1	7,442	\$11.0	\$33.7	\$26,848	\$275.4	\$6.6
2001	1,236,054	12,533	971.0	461.7	6,624	\$11.7	\$35.7	\$27,255	\$287.0	\$6.9
2002	1,259,423	11,497	983.0	469.5	6,082	\$12.4	\$37.9	\$27,724	\$294.5	\$7.1
2003	1,283,017	10,860	995.0	476.9	6,296	\$13.1	\$40.2	\$28,166	\$305.8	\$7.3
2004	1,305,875	10,393	1,006.9	484.4	6,426	\$13.8	\$42.7	\$28,506	\$314.9	\$7.5
2005	1,327,435	10,088	1,019.0	492.0	5,998	\$14.7	\$45.1	\$28,795	\$323.4	\$7.7
2006	1,347,977	9,690	1,031.0	499.3	5,880	\$15.6	\$47.6	\$29,120	\$330.0	\$8.0
2007	1,369,856	9,482	1,043.3	506.5	5,578	\$16.5	\$50.4	\$29,580	\$336.3	\$8.2
2008	1,391,875	9,242	1,055.9	513.4	5,665	\$17.6	\$53.4	\$30,146	\$342.4	\$8.4
2009	1,414,070	9,126	1,070.0	520.4	6,027	\$18.7	\$56.6	\$30,722	\$347.2	\$8.6
2010	1,436,286	9,262	1,085.2	527.6	6,428	\$19.9	\$60.0	\$31,409	\$352.2	\$8.8
2011	1,455,946	8,898	1,099.9	535.0	6,419	\$21.2	\$63.5	\$32,098	\$356.0	\$9.0
2012	1,475,605	8,185	1,113.2	542.4	6,127	\$22.4	\$66.8	\$32,658	\$363.0	\$9.2
2013	1,495,487	7,495	1,126.0	549.6	5,877	\$23.6	\$70.3	\$33,205	\$370.2	\$9.3
2014	1,515,490	6,891	1,137.9	556.6	5,641	\$24.8	\$73.6	\$33,660	\$378.3	\$9.4
2015	1,538,106	6,480	1,150.1	563.4	5,541	\$26.0	\$77.0	\$34,061	\$388.7	\$9.5
2016	1,560,457	6,052	1,162.3	570.1	5,603	\$27.3	\$80.6	\$34,473	\$400.8	\$9.6
2017	1,583,017	5,681	1,175.4	576.9	5,701	\$28.6	\$84.3	\$34,854	\$414.6	\$9.7
2018	1,605,823	5,493	1,187.5	583.7	5,878	\$30.0	\$88.3	\$35,290	\$428.5	\$9.8
2019	1,628,761	5,400	1,200.0	590.6	6,118	\$31.7	\$92.8	\$35,902	\$442.0	\$9.9
2020	1,651,765	5,374	1,211.2	597.6	6,247	\$33.2	\$97.1	\$36,377	\$454.8	\$10.0

Note: Historical data is shown for the years 1990 to 1999; forecasts begin in the year 2000

Sacramento County

ECONOMIC FORECAST: EMPLOYMENT

Total Wage & Salary	Farm	Construction and Mining	Manu- fac- toring	Trans. & public Utilities	Trade	Finance, Insurance, Real Estate	Total Services	Gov- ern- ment
----- thousands of jobs -----								
468	2.4	24.6	27.9	19.2	108.2	32.8	108.9	143.5
473	2.9	22.8	25.6	18.9	108.9	35.0	114.8	143.7
460	2.4	19.7	26.9	18.7	100.8	34.1	116.1	141.1
459	2.4	18.4	26.4	19.7	99.0	35.7	118.3	139.2
470	3.3	19.9	26.5	19.6	100.1	35.2	122.9	142.2
482	2.9	20.2	29.8	20.3	101.3	33.5	128.9	145.1
492	2.9	21.6	31.4	20.2	102.5	33.9	134.7	145.1
504	3.0	23.7	32.8	19.8	103.9	36.3	138.6	146.3
519	2.9	24.5	33.9	20.8	105.6	40.6	143.2	147.6
551	3.2	32.2	34.8	22.1	109.5	43.2	152.7	153.4
565	3.2	29.9	35.8	22.7	113.7	43.6	159.1	156.6
581	3.2	29.5	36.4	23.1	117.8	45.1	165.0	160.6
596	3.2	29.5	36.9	23.4	121.6	46.4	170.8	163.9
611	3.2	29.7	37.6	23.6	125.1	48.6	176.5	166.8
625	3.2	29.9	38.1	23.9	128.2	50.2	182.2	169.8
639	3.2	30.1	38.7	24.2	131.1	51.3	188.2	172.4
654	3.2	30.4	39.1	24.5	133.9	53.1	194.4	175.0
667	3.2	30.9	39.4	24.8	136.7	54.8	200.3	177.4
681	3.2	31.6	39.6	25.0	139.4	56.6	206.1	179.9
696	3.2	32.3	39.8	25.3	142.2	58.4	211.9	182.9
711	3.1	33.3	39.9	25.6	145.1	60.2	217.8	186.1
725	3.1	34.3	39.9	25.8	148.0	61.7	223.2	188.9
736	3.1	35.1	39.9	25.7	151.0	62.8	227.3	191.0
746	3.1	35.9	39.8	25.6	154.0	63.9	230.8	192.5
754	3.1	36.5	39.6	25.5	156.8	64.9	234.1	193.6
762	3.1	37.0	39.2	25.5	159.5	65.9	237.4	194.9
771	3.1	37.4	38.7	25.5	162.1	66.9	240.5	196.3
778	3.1	37.9	38.2	25.6	164.5	67.8	243.6	197.9
786	3.1	38.4	37.5	25.6	166.9	68.7	246.6	199.7
795	3.1	39.1	36.7	25.8	169.2	69.6	249.7	201.8
803	3.2	39.7	35.7	25.9	171.5	70.3	252.3	204.0

Placer County

ECONOMIC FORECAST: DEMOGRAPHICS, INCOME, SALES

year	Popula- tion	Net Migra- tion	Regis- tered Vehicles	House- holds	New Housing Units	Retail Sales	Personal Income	Real Per Capita Income	Farm Crop Sales	Indus- trial Output
	people	people	thousands of veh.	thousands of homes	homes	billions of \$	billions of \$	1999 \$ per person	millions of \$	billions of 1999 \$
1990	174,979	9,703	188.4	63.7	2,888	\$1.2	\$3.9	\$27,069	\$89.6	\$1.1
1991	181,235	5,013	194.6	66.8	2,276	\$1.3	\$4.1	\$26,769	\$55.0	\$1.2
1992	187,278	4,581	195.6	69.2	1,614	\$1.4	\$4.4	\$26,420	\$54.4	\$1.2
1993	192,084	3,542	201.5	71.1	2,102	\$1.5	\$4.6	\$26,224	\$55.4	\$1.1
1994	195,910	2,533	203.8	72.8	2,861	\$1.6	\$4.9	\$27,371	\$52.0	\$1.2
1995	203,454	6,354	212.0	74.9	2,574	\$1.8	\$5.3	\$28,111	\$48.3	\$1.2
1996	209,167	4,510	220.0	77.1	2,847	\$1.9	\$5.8	\$29,344	\$47.9	\$1.3
1997	215,505	5,298	214.7	79.6	3,837	\$2.1	\$6.4	\$30,734	\$49.6	\$1.4
1998	224,464	6,530	233.8	82.1	5,206	\$2.3	\$6.7	\$30,587	\$45.8	\$1.5
1999	233,836	7,844	234.5	85.9	4,869	\$2.8	\$7.1	\$30,572	\$46.5	\$1.6
2000	243,646	7,643	235.8	88.2	4,828	\$3.0	\$7.6	\$30,948	\$62.7	\$1.6
2001	252,688	7,830	237.7	90.7	4,778	\$3.2	\$8.1	\$30,926	\$70.5	\$1.7
2002	261,526	7,959	240.1	93.1	4,666	\$3.4	\$8.7	\$31,235	\$72.5	\$1.7
2003	270,369	8,063	242.8	95.6	4,563	\$3.6	\$9.3	\$31,406	\$76.2	\$1.8
2004	279,003	8,104	245.8	98.1	4,456	\$3.9	\$10.0	\$31,358	\$78.5	\$1.9
2005	287,401	8,177	248.9	100.7	4,419	\$4.1	\$10.6	\$31,280	\$81.1	\$1.9
2006	294,934	8,307	252.2	103.2	4,498	\$4.3	\$11.2	\$31,302	\$83.2	\$2.0
2007	302,635	8,468	255.6	105.8	4,482	\$4.6	\$12.0	\$31,568	\$85.3	\$2.0
2008	310,413	8,630	259.2	108.3	4,437	\$4.9	\$12.9	\$31,931	\$87.4	\$2.1
2009	318,070	8,824	262.9	110.8	4,448	\$5.2	\$13.7	\$32,223	\$89.1	\$2.1
2010	325,648	9,022	266.9	113.4	4,551	\$5.6	\$14.7	\$32,716	\$90.9	\$2.2
2011	332,188	9,038	271.0	115.9	4,513	\$5.9	\$15.7	\$33,119	\$92.3	\$2.2
2012	338,710	8,991	275.1	118.4	4,372	\$6.2	\$16.6	\$33,263	\$94.9	\$2.3
2013	345,261	9,039	279.2	121.0	4,374	\$6.6	\$17.5	\$33,458	\$96.9	\$2.3
2014	351,807	9,114	283.2	123.5	4,322	\$6.9	\$18.4	\$33,482	\$99.3	\$2.3
2015	358,746	9,258	287.2	126.1	4,341	\$7.2	\$19.3	\$33,464	\$102.1	\$2.4
2016	365,127	9,390	291.1	128.6	4,440	\$7.5	\$20.3	\$33,491	\$105.3	\$2.4
2017	371,594	9,517	295.0	131.1	4,387	\$7.9	\$21.2	\$33,453	\$108.7	\$2.4
2018	378,123	9,696	298.9	133.5	4,457	\$8.3	\$22.3	\$33,528	\$111.9	\$2.4
2019	384,725	9,881	302.8	136.0	4,488	\$8.8	\$23.7	\$33,864	\$115.0	\$2.4
2020	391,245	9,980	306.6	138.5	4,525	\$9.2	\$24.8	\$33,858	\$117.9	\$2.4

Note: Historical data is shown for the years 1990 to 1999; forecasts begin in the year 2000

Placer County

ECONOMIC FORECAST: EMPLOYMENT

Total Wage & Salary	Farm	Construction and Mining	Manu- fac- toring	Trans. & public Utilities	Trade	Finance, Insurance, Real Estate	Total Services	Gov- ern- ment
----- thousands of jobs -----								
62	1.1	5.8	7.5	3.9	15.5	3.4	13.5	11.1
66	1.3	5.6	7.8	4.4	16.4	3.4	15.6	11.3
67	1.0	5.3	8.1	4.3	16.3	3.7	16.2	12.0
67	1.0	5.0	7.9	3.3	16.1	4.0	17.1	12.4
71	0.3	5.0	8.1	3.8	18.9	4.3	18.3	12.5
75	0.4	5.3	8.8	3.6	20.5	3.9	20.0	12.8
82	0.4	6.2	9.7	3.5	22.0	4.0	22.8	13.4
89	0.5	6.9	10.4	3.7	23.5	4.5	24.9	14.4
94	0.5	7.6	10.7	3.8	24.6	5.2	26.2	15.7
99	0.6	8.8	11.0	4.0	25.4	5.5	27.8	16.3
111	0.7	13.0	11.2	4.0	27.6	5.7	30.4	18.7
117	0.6	12.7	11.4	4.0	29.0	6.0	32.3	20.5
122	0.6	12.7	11.6	4.1	30.2	6.2	34.2	22.2
127	0.6	12.8	11.9	4.1	31.1	6.6	36.0	23.6
131	0.7	13.0	12.0	4.1	31.8	6.9	37.9	25.0
136	0.8	13.2	12.2	4.1	32.4	7.2	39.8	26.3
141	1.1	13.4	12.4	4.2	33.2	7.5	41.8	27.6
146	1.0	13.8	12.5	4.2	33.9	7.8	43.7	28.8
150	0.7	14.3	12.5	4.2	34.7	8.2	45.6	30.0
155	0.8	14.9	12.5	4.2	35.5	8.5	47.4	31.4
161	0.9	15.6	12.6	4.2	36.4	8.8	49.3	32.9
166	0.9	16.4	12.5	4.2	37.4	9.1	51.0	34.3
170	1.1	17.1	12.4	4.2	38.2	9.4	52.4	35.4
174	1.2	17.7	12.4	4.2	39.0	9.6	53.5	36.2
176	1.1	18.1	12.2	4.2	39.7	9.7	54.5	36.8
179	1.1	18.5	12.0	4.2	40.2	9.9	55.6	37.3
182	1.1	18.9	11.8	4.2	40.8	10.1	56.6	38.0
184	1.1	19.2	11.5	4.2	41.3	10.3	57.6	38.7
187	1.2	19.6	11.2	4.2	41.9	10.5	58.6	39.6
190	1.3	20.2	10.8	4.2	42.5	10.7	59.6	40.5
192	1.3	20.7	10.3	4.2	43.1	10.8	60.4	41.6

El Dorado County

ECONOMIC FORECAST: DEMOGRAPHICS, INCOME, SALES

year	Popula- tion	Net Migra- tion	Regis- tered Vehicles	House- holds	New Housing Units	Retail Sales	Personal Income	Real Per Capita Income	Farm Crop Sales	Indus- trial Output
	people	people	thousands of veh.	thousands of homes	homes	billions of \$	billions of \$	1999 \$ per person	millions of \$	billions of 1999 \$
1990	127,396	7,483	139.4	46.7	1,952	\$0.68	\$2.6	\$24,465	\$64.3	\$0.27
1991	132,104	3,481	148.4	48.2	1,716	\$0.64	\$2.7	\$23,869	\$18.8	\$0.28
1992	136,218	3,209	144.8	49.6	1,070	\$0.64	\$2.9	\$23,908	\$19.9	\$0.27
1993	139,967	2,744	146.3	50.6	808	\$0.65	\$3.0	\$23,554	\$19.5	\$0.24
1994	141,774	962	146.9	51.3	1,024	\$0.66	\$3.2	\$24,694	\$18.9	\$0.28
1995	144,158	1,616	151.1	52.0	880	\$0.65	\$3.5	\$25,697	\$15.0	\$0.32
1996	144,710	-128	154.1	52.8	1,486	\$0.68	\$3.7	\$26,988	\$21.6	\$0.33
1997	147,386	2,038	148.1	53.6	1,079	\$0.70	\$3.9	\$27,546	\$23.2	\$0.35
1998	151,737	2,238	159.2	54.7	1,172	\$0.71	\$4.1	\$28,058	\$18.7	\$0.42
1999	156,996	1,608	158.7	55.6	1,435	\$0.80	\$4.9	\$31,866	\$19.8	\$0.41
2000	163,197	3,062	137.7	52.7	1,101	\$0.97	\$5.0	\$31,298	\$34.8	\$0.46
2001	168,912	3,314	142.1	54.3	710	\$1.05	\$5.3	\$31,720	\$40.3	\$0.48
2002	174,481	3,414	146.2	55.4	635	\$1.12	\$5.7	\$32,438	\$39.8	\$0.50
2003	180,102	3,507	149.8	56.3	774	\$1.19	\$6.1	\$33,014	\$41.2	\$0.52
2004	185,579	3,611	153.0	57.2	894	\$1.26	\$6.5	\$33,343	\$41.1	\$0.54
2005	190,902	3,695	156.1	58.1	784	\$1.35	\$6.9	\$33,615	\$41.6	\$0.56
2006	195,656	3,510	158.9	58.9	694	\$1.43	\$7.4	\$34,028	\$41.7	\$0.58
2007	200,545	3,380	161.7	59.6	539	\$1.51	\$7.9	\$34,730	\$42.0	\$0.61
2008	205,480	3,197	164.5	60.1	412	\$1.61	\$8.4	\$35,597	\$42.3	\$0.63
2009	210,348	2,991	167.9	60.5	301	\$1.72	\$9.0	\$36,458	\$42.4	\$0.65
2010	215,155	2,752	171.6	61.0	119	\$1.83	\$9.6	\$37,611	\$42.7	\$0.68
2011	219,316	2,442	174.8	61.5	10	\$1.96	\$10.3	\$38,738	\$42.8	\$0.70
2012	223,413	2,055	177.4	61.8	-38	\$2.09	\$10.8	\$39,650	\$44.2	\$0.72
2013	227,547	1,737	179.8	61.9	-201	\$2.22	\$11.5	\$40,685	\$44.9	\$0.73
2014	231,647	1,352	181.8	61.9	-340	\$2.35	\$12.0	\$41,606	\$46.0	\$0.75
2015	236,029	1,040	184.0	61.6	-522	\$2.47	\$12.6	\$42,553	\$47.5	\$0.77
2016	239,995	775	186.3	61.2	-747	\$2.60	\$13.3	\$43,629	\$49.3	\$0.79
2017	244,018	708	189.0	60.8	-753	\$2.74	\$13.9	\$44,662	\$51.4	\$0.81
2018	248,064	603	191.3	60.3	-864	\$2.88	\$14.7	\$45,891	\$53.1	\$0.83
2019	252,093	517	193.8	59.8	-991	\$3.03	\$15.5	\$47,532	\$54.8	\$0.85
2020	256,119	312	195.8	59.4	-1,117	\$3.20	\$16.3	\$48,807	\$56.4	\$0.87

Note: Historical data is shown for the years 1990 to 1999; forecasts begin in the year 2000

El Dorado County

ECONOMIC FORECAST: EMPLOYMENT

Total Wage & Salary	Farm	Construction and Mining	Manu- fac- toring	Trans. & public Utilities	Trade	Finance, Insurance, Real Estate	Total Services	Gov- ern- ment
----- thousands of jobs -----								
30.8	0.7	2.7	2.0	0.9	8.9	1.5	7.4	6.7
31.2	0.7	2.6	1.8	1.1	8.9	1.6	7.5	7.0
31.2	0.7	1.9	1.9	1.0	8.8	1.6	7.9	7.4
32.3	0.6	1.9	1.7	0.8	10.2	1.5	7.9	7.7
32.2	0.4	2.1	1.8	1.0	9.0	1.7	8.3	7.9
33.4	0.3	2.3	2.1	1.1	9.4	1.5	8.8	7.9
34.6	0.4	2.4	2.2	1.1	9.3	1.4	9.6	8.2
35.9	0.3	2.8	2.1	1.2	9.3	1.4	10.4	8.4
42.4	0.3	5.2	2.2	1.6	9.8	1.7	13.1	8.5
40.5	0.3	3.1	2.3	1.4	9.8	1.7	13.0	8.8
42.4	0.3	3.1	2.7	1.5	9.8	1.7	13.2	10.1
44.0	0.3	3.2	2.7	1.5	9.8	1.8	13.8	10.8
45.5	0.3	3.2	2.8	1.6	9.8	1.8	14.5	11.6
46.9	0.3	3.3	2.8	1.6	9.8	1.8	15.1	12.2
48.3	0.3	3.3	2.9	1.7	9.7	1.9	15.8	12.8
49.8	0.5	3.4	2.9	1.7	9.7	1.9	16.5	13.3
51.4	0.6	3.5	3.0	1.7	9.6	1.9	17.2	13.9
52.6	0.5	3.6	3.0	1.8	9.6	1.9	17.8	14.4
53.8	0.4	3.7	3.1	1.8	9.6	1.9	18.5	14.9
55.4	0.5	3.9	3.1	1.8	9.5	1.8	19.2	15.5
57.0	0.5	4.1	3.2	1.9	9.5	1.8	19.8	16.1
58.5	0.5	4.4	3.3	1.9	9.5	1.7	20.4	16.7
59.7	0.6	4.6	3.3	1.9	9.5	1.6	20.9	17.2
60.6	0.7	4.9	3.4	1.9	9.5	1.5	21.3	17.5
61.4	0.7	5.1	3.4	1.9	9.4	1.4	21.7	17.7
62.1	0.6	5.4	3.4	1.9	9.4	1.3	22.1	18.0
62.8	0.6	5.7	3.5	1.9	9.3	1.2	22.4	18.3
63.7	0.7	6.0	3.5	1.9	9.3	1.1	22.8	18.6
64.6	0.7	6.3	3.5	1.9	9.2	1.0	23.1	18.9
65.7	0.7	6.6	3.5	1.9	9.2	0.9	23.5	19.3
66.7	0.8	7.0	3.5	1.9	9.2	0.8	23.8	19.8

Sacramento - Placer - El Dorado Counties

